



**HORSELL**

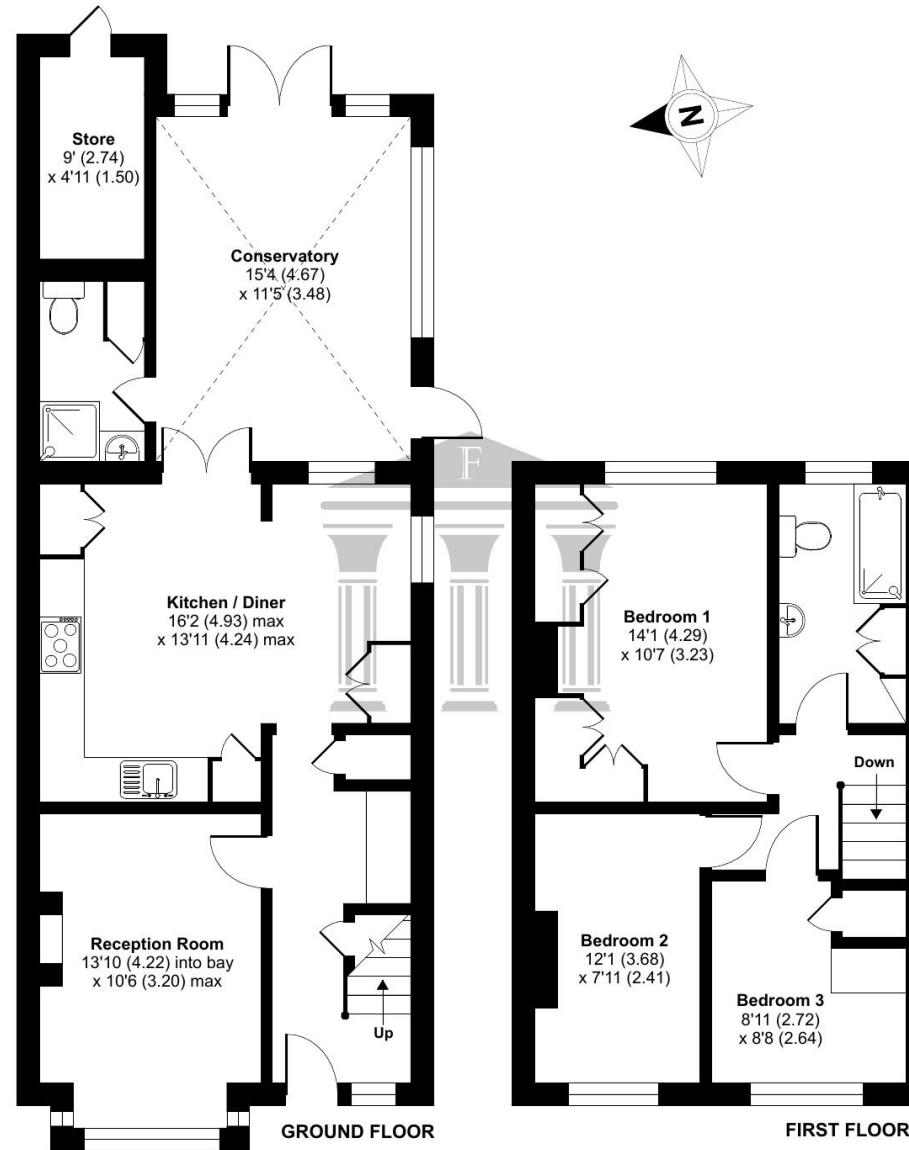
**£725,000**

**Presenting this meticulously remodelled and extended three-bedroom detached residence boasting a magnificent rear garden spanning approximately 120ft.**

# Russell Road, Horsell, Woking, GU21

Approximate Area = 1175 sq ft / 109.1 sq m

For identification only - Not to scale



## Russell Road, Horsell, Woking, Surrey, GU21

- **Spacious Three Bedroom Detached Family Home**
- **Remodelled Kitchen/Dining Room With Centre Island**
- **Living Room With Feature Gas Stove**
- **Bespoke Conservatory for Enhanced Living Space**
- **Office Space Under Stairs**
- **Family Bathroom and Separate Downstairs Shower/Cloakroom**
- **Conveniently Located Within Walking Distance of the Mainline Station**

Presenting this meticulously remodelled and extended three-bedroom detached residence boasting a magnificent rear garden spanning approximately 120ft.

The heart of the home resides in the beautifully appointed kitchen/dining room, featuring a central island/breakfast bar with Quartz worktops throughout and double opening doors that seamlessly connect indoor and outdoor spaces, leading to a spacious bespoke conservatory bathed in natural light. A separate living room with a charming gas stove provides a cosy retreat, while practical amenities such as a superb office space under stairs, utility room and downstairs shower room/cloakroom enhance everyday convenience.

Ascending the stairs, three bedrooms await, offering comfortable accommodation, alongside a well-appointed family bathroom. Positioned ideally within a short stroll of Horsell Village, the common, Woking Town Centre, and the mainline station, this residence perfectly balances tranquillity with urban convenience, promising a lifestyle of utmost ease and accessibility.

Nestled within the convenient proximity of both Horsell Village and Woking Town Centre, this location boasts an enviable mainline station that provides swift and frequent connections to London Waterloo in approximately 24 minutes, making it an idyllic choice for commuters. Horsell Village is renowned for its exceptional schools, breathtaking countryside strolls, and an array of exquisite gastro pubs, rendering it a beloved destination for families. Furthermore, the nearby major road networks, including the A3, M3, M4, and M25, facilitate effortless travel to central London, the south west of England, and all key London Airports, including Heathrow. With top-tier state and independent schools, Woking, and particularly Horsell, stands out for its exceptional education offerings. Woking itself boasts a vibrant city centre, replete with a diverse selection of bars, cafes, restaurants, and shopping opportunities, including the Peacocks centre, home to the New Victoria Theatre and a multi-screen cinema. Council Tax Band E - EPC Rating D - Tenure: Freehold

We confirm that these particulars of sale have been prepared as a general guide only and we have not carried out a detailed survey or tested the specified services, equipment and appliances. Room sizes should not be relied upon when ordering carpets, curtains or other furnishings. Photographs are reproduced for general information and it must not be inferred that any item shown is included for sale with the property.



